

BALTIMORE CITY DEPARTMENT OF PLANNING
URBAN DESIGN AND ARCHITECTURE REVIEW PANEL
MEETING MINUTES

Date: September 13, 2012

Meeting No.: 153

Project: Morgan State University – West Campus Business School

Phase: Discussion

Location: Morgan State University

PRESENTATION:

Kim McCalla, Assist. Vice President for Design and Construction Management at Morgan State University, presented the University's scheme for their new West Campus project at Northwood shopping center to the west of their three existing campuses (North, Morgan Commons, and South). The West Campus will be developed in three phases. Phase 1 will house the School of Business and Management, Phase 2 will serve Behavioral and Social Sciences, and Phase 3 was intended for Health and Human Science, but that may change. The majority of the presentation focused on Phase 1, the main building of the school of Business and Management that will begin construction in October 2012. Architects on the project are Ayers Saint Gross and Kohn Pederson Fox. Ms. McCalla reported that the community has been very involved in the design for the new campus and has completed a Design Charrette. The project has also been through the State Design Review process, as required for state university projects.

Please note that Panel members Bowden and Cameron have formal relationships with Morgan State University, although not directly involved with this project.

COMMENTS FROM THE PANEL:

The Panel appreciates Morgan State University making a presentation on the West Campus to UDARP. The content of the presentation was informational regarding Phase 1 of the West Campus. The Panel did make the following recommendations regarding the campus plan as a whole:

- 1) The impact of the new campus on both the existing campus and the adjacent residential areas should be analyzed and the findings integrated into the designs for both the new West Campus and the existing campuses.
- 2) The north, east, and west edges of the West Campus are unresolved. Issues that need to be considered include the following:
 - a. integration of the residential community to the north;
 - b. useful connection points for both pedestrians and vehicles between the existing campus and the adjacent neighborhoods;
 - c. impact of the topography on these edges and connections;
 - d. relation of the "bucolic" campus to the urban streetscape across the road(s); and most significantly,

- e. the desirability of adding a formal “gateway” assemblage to announce Morgan State’s presence.
- 3) Information about existing and proposed traffic should to be integrated into the campus design to ensure that students walking between campuses are safe, and that the impact of the additional vehicular traffic is controlled.
- 4) The proposed pedestrian bridge between the West Campus and the existing campuses needs careful study, and noted the following:
 - a. while the desire to extend the bridge deep into the existing campuses, the bridge should be engaged more by adding access points at key places (such as housing quads) along its route;
 - b. the location of the bridge as it crosses the street between campuses is a bit off center, not enough to be a bold statement, but just enough to look off angle; and
 - c. the bridge has the potential to be a monumental (as in important, not big) place-making feature for Morgan State and the design should be carefully studied to be certain the opportunity is lost.
- 5) Consideration should be given to how the landscape serves the students. The proposed landscape as presented appears generic in character. A study should be made of how students circulate through the campus now, how they get to and use special landscape “places,” and how the new campus can provide areas that will attract students for different outdoor activities.

PANEL ACTION:

Discussion only, no action needed.

Attending:

Kim McCalla, Bill Schaller, Dale Green, Sandra Vicchio, Leon Bridges, Amir Navab- Morgan State University

Markus Hongmanivanh

Gudmund Neubauer

Thuy Do

Bouity Michel

Kendra Jenifer

Marcus Clinton

James Briggs – Baltimore Business Journal

Kristen Mitchell, Terrance Hancock- BDC

Tom Stosur, Gary Cole, Anthony Cataldo, Gary Cole, Wolde Arasa, Katie-Rose Imbriano, Melvin Hicks, Lauren Schiszik – Planning

Ms. Eig*, Messrs. Bowden, and Cameron - Panel